

## Price Guide 2017

### Transportable Log Homes



Model	Lodge (Installed)	Delivery	BS3632-2015 Upgrade*	End Veranda with Glass Balustrade	Side Veranda with Glass Balustrade
<b>Inovar TR9~3.6 : One Bedroom Lodge with Ensuite (31m<sup>2</sup> ~ 333ft<sup>2</sup>)</b>					
75mm Log	<b>£44,295.00</b>	£980.00	£4,077.00	£2,026.00	£1,276.00
<b>Inovar TR12~4 : Two Bedroom Lodge with Ensuite (51.3m<sup>2</sup> ~ 552ft<sup>2</sup>)</b>					
75mm Log	<b>£57,595.00</b>	£980.00	£5,558.00	£2,298.00	£1,222.00
<b>Inovar TR12~6 : Two Bedroom Lodge with Ensuite (74.62m<sup>2</sup> ~ 803ft<sup>2</sup>)</b>					
75mm Log	<b>£66,695.00</b>	£980.00	£7,339.00	£2,922.00	£1,369.00
<b>Inovar TR13~6 : Three Bedroom Lodge (81.86m<sup>2</sup> ~ 881ft<sup>2</sup>)</b>					
75mm Log	<b>£72,195.00</b>	£1,098.00	£8,308.00	£2,922.00	£1,369.00
<b>Inovar TR16~6 : Three Bedroom Lodge with Ensuite (98.85m<sup>2</sup> ~ 1064ft<sup>2</sup>)</b>					
75mm Log	<b>£88,095.00</b>	£1,411.00	£8,588.00	£2,922.00	£1,765.00
<b>Inovar TR20~6.4 : Three Bedroom Lodge with Ensuite (124.35m<sup>2</sup> ~ 1338ft<sup>2</sup>)</b>					
75mm Log	<b>£107,695.00</b>	£1,411.00	£9,264.00	N/A	£6,503.00

Prices are a guide only based upon a 50 mile radius from Reading, they exclude scaffolding and site preliminaries, the actual price will be based upon the site postcode, access, site conditions and provision of a suitable pitch upon which to site the lodge. Prices are INCLUSIVE of V.A.T. where applicable. \*Mobile Homes that comply with BS EN3632-2005 or better, are zero rated for V.A.T. unless there are any Planning restrictions on use then an additional 5% VAT charge will apply.

All prices are subject to a site survey and written quotation in accordance with our Standard Terms & Conditions of Contract.

**Norwegian Log**  
BUILDINGS

# Specification

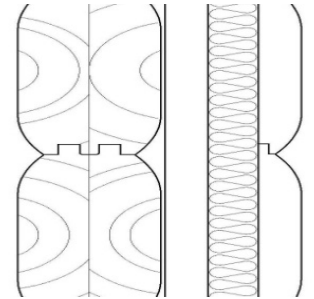
## Walls & Partitions

### 75mm Log

75mm(3") nominal log walls with shallow round profile incorporating double tongue and groove located between laminated timber post sections & locked together using our Patented unique "I" key joint system. All logs are mechanically fixed to each other to minimise the log settlement. Double tongued impregnated base cill with a projecting drip detail is fixed to the base log. Laminated timber beam sections located into posts to receive the roof boarding & provide structural stability.

### BS3632-2015 Upgrade

External log walls finished with timber batten system to the internal face incorporating an air space and Earthwool insulation batts, lined internally with a vapour barrier and finished with 21mm split log profile cladding to match the log walls to all areas except the kitchen and bathroom areas which are left ready for finishing by others. Roof insulation upgraded to Celotex insulation for improved insulation levels.



## Roof Construction

34mm (1½") nominal roof planks, tongued and grooved with extended tongue profile, spanning between laminated beams. Softwood rafters fixed over the roof boarding with insulation laid between with a vented air space. Moisture resistant board fixed over rafters ready to receive roof finish.

## Roof Finish

Heavy duty glassfibre reinforced bitumen shingles, to clients colour and design choice, are fixed to boarding with galvanised staple fixings.

## Sub-Frame & Floor Construction

Laminated timber sub-frame beams to structural engineers design supporting 'I' beam joists with insulation laid between the joists. Floor finished with TG V313 moisture resistant chipboard ready to receive floor covering by others. Underlining finished with OSB-3 exterior board.

## Joinery

Double glazed doors and windows are manufactured in laminated softwood. The top swing window design offers excellent security with lockable handles and toughened low 'E' sealed double glazing as standard and incorporating night ventilation via trickle vents. All doors are fitted with high security locks. Pine panel interior doors with locks and bathroom latches as required. All joinery is factory finished to client's colour choice.

## Rainwater Goods

Half round black uPVC guttering with down pipes and all fittings as necessary.

## Timber & Preservative Treatment

All logs are kiln dried slow grown North European spruce or pine, from regulated and managed forests. Logs are finger jointed and stress graded where necessary. Natural oil based woodstain treatment is applied to all timber on site upon completion of the assembly to the clients colour choice from our standard colour range. Two coats are brush applied to all external timber work. The internal coating is applied by low pressure high volume spray system.

## Delivery

Delivery of the lodge on site on to a prepared pitch, provided by others in accordance with our requirements. Costs will be subject to distance from Reading, Berkshire, site conditions and access.

## Verandah Decking & Glass Balustrades

End/Side verandah decking area supporting slatted timber decking. Timber balustrade posts with 8mm toughened glass panels fixed with stainless steel clamp fitting. Decking and post left unfinished giving a natural tanalised appearance.

**Note: Internal fitout to be undertaken by client and is shown for illustration purposes only**

Norwegian Log maintains a policy of continual product improvement and reserves the right to change and amend our specification without prior notice